Davidson County DEEDQC
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Fees:13.00 Taxes:2014.42
20051114-0137454

This instrument was prepared by:
Nancy Wood Stabell
Frost Brown Todd LLC
424 Church Street, Suite 1600
Nashville, TN 37219

Address of New Owner as follows:	Send Tax Bills to:	Map/Parcel Numbers:
Kroger Limited Partnership I 1014 Vine Street Cincinnati, Ohio 45202	Same	142/267 Map ~~14-2-267~~

STATE OF OHIO
COUNTY OF HAMILTON

The actual consideration of this transfer is $544,437.03

James E. Hodge
Affiant

Sworn to and subscribed before me, this 3rd day of ~~October~~ November, 2005.

NOTARIAL SEAL STATE OF OHIO
KYLE RANDELL GRUBBS
Attorney at Law
Notary Public, State of Ohio
My Commission Has No Expiration
Section 147.03 R.C.

Notary Public

My commission ex

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that ANTHONY R. LICATA, as Trustee of KROGER REMAINDERMAN TRUST No. 86-1, ("Grantor") for and in consideration of Ten and 00/100 ($10.00) Dollars, does hereby remise and release, quit claim and convey all of their right, title and interest unto KROGER LIMITED PARTNERSHIP I, an Ohio limited partnership ("Grantee"), the following described real estate located in Nashville, County of Davidson, State of Tennessee, to wit:

LAND in Davidson County, Tennessee, being Lot No. 1, on the Plan of Bellevue Valley Plaza, as shown on plat of record in Plat Book 6250, page 271, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to Anthony R. Licata (or any successor Trustee), as Trustee of Kroger Remainderman Trust No. 86-1, by Deed of record in Book 6946, page 651, Register's Office for Davidson County, Tennessee.

In addition, Grantor does hereby assign, transfer and set over unto Grantee all of Grantor's right, title and interest in and to (a) Option and Estate for Years Agreement dated August 6, 1986, and recorded in Book 6946, Page 731, as amended in Book 7093, page 645, Davidson County, Tennessee Register's Office, and (b) Three Party Agreement dated August 6, 1986, and recorded in Book 6946, Page 827, aforesaid records, and Grantee, as evidenced by the recordation of this instrument, hereby accepts all of Grantor's right, title and interest in and to the aforesaid instruments, and hereby assumes all of Grantor's obligations under the aforesaid instruments arising from and after the date hereof.

This is (X) improved (_____) unimproved property known as:

7087 Highway 70 South
Nashville, Tennessee

IN TESTIMONY WHEREOF, I have executed this instrument the 28th day of October, 2005.

KROGER REMAINDERMAN TRUST No. 86-1,

By: A R Licata
Anthony R. Licata, not individually, but solely as Trustee

STATE OF Illinois)
) ss.
COUNTY OF Cook)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Anthony R. Licata, not in his individual capacity, but solely as Trustee of Kroger Remainderman Trust 86-1, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged the foregoing instrument.

Witness my hand and official seal at office at Chicago, Illinois on this October 28, 2005.

Commission Expires:_____

"OFFICIAL SEAL"
KATHRYN KOVITZ ARNOLD
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 10/29/2006

Notary Public

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